

COMMISSIONER'S SALE

In order to comply with the orders of the Fayette Circuit Court, the Commissioner will sell the property described in the following action on Monday, **September 13, 2010**, at the hour of 12:00 noon in the Fayette Circuit Court Building, 120 North Limestone, Lexington, Kentucky. Said property shall be sold to raise the amounts hereinafter set forth, together with interest and the costs of the action, and upon the (unless otherwise indicated) following terms and conditions. (A) At the time of sale the successful bidder shall either pay cash or make a deposit of 10% of the purchase price with the balance on credit for sixty (60) days. **In the event the successful bidder desires or elects to credit the balance, he or she will be required to post bond and furnish an acceptable surety thereon.** Said bond shall be for the unpaid purchase price and bear interest at the rate of twelve (12%) percent per annum from the date of sale until paid. (B) The purchaser shall be required to assume and pay all taxes or assessments upon the property for the current fiscal tax year, (i.e. the amount that will be due thru June 30, 2011) and all subsequent years. All other delinquent taxes or assessments upon the property for prior years shall be paid from the sale proceeds if properly claimed in writing and filed of record by the purchaser. (C) The property shall otherwise be sold free and clear of any right, title and interest of all parties to the action and of their liens and encumbrances thereon, excepting easements and restrictions of record in the Fayette County Court Clerk's Office and such right of redemption as may exist in favor of the United States of America or the defendant(s). Further information regarding these sales and other upcoming sales, as well as past sales can be found at WWW.FAYCOM.INFO. Prospective bidders are advised and encouraged to refer to that web site for answers to their questions.

2- **1237 ASPEN STREET**, 10-CI-1310, Amt. to be raised \$107,500.24.

3- **484 LOCUST AVENUE**, 09-CI-4259, Amt. to be raised \$75,539.30.

5- **400 REDDING ROAD, UNIT 1**, 09-CI-3344, Amt. to be raised \$247,497.78.

6- **275 LARCH LANE**, 07-CI-6148, Amt. to be raised \$49,603.73.

7- **2537 MACKENZIE LANE**, 10-CI-1515, Amt. to be raised \$66,238.09.

8- **604 WALDO WAY**, 10-CI-1129, Amt. to be raised \$90,123.07.

9- **1417 HIGHLAWN AVENUE; 1407 HIGHLAWN AVENUE; 341 PRESTON AVENUE; 382 PRESTON AVENUE; 333 BLUE GRASS AVENUE**, 09-CI-0618, Amt. to be raised \$285,152.11. To be sold separately.

10- **513 W. MAIN STREET; 517 W. MAIN STREET; 515 W. MAIN STREET UNIT 206; 515 W. MAIN STREET, UNIT 208; 515 W. MAIN STREET UNIT 211; 515 W. MAIN STREET UNIT 501; 515 W. MAIN STREET UNIT 502; 515 W. MAIN STREET UNIT 510; 525 W. MAIN STREET, UNIT 314; 525 W. MAIN STREET, UNIT 316; 525 W. MAIN STREET, UNIT 414; 525 W. MAIN STREET, UNIT 516**, 10-CI-1609, Amt. to be raised \$5,216,273.55. To be sold separately, and then as a whole.

11- **1228 VENETIAN CIRCLE**, 10-CI-0731, Amt. to be raised \$93,311.94.

12- **953 WINDING OAK TRAIL**, 09-CI-0692, Amt. to be raised \$146,557.02.

13- **4376 WALNUT CREEK DRIVE**, 09-CI-3945, Amt. to be raised \$169,531.09.

14- **363 SHERIDAN DRIVE**, 09-CI-1866, Amt. to be raised \$98,508.02.

**JAMES H.
FRAZIER, III
MASTER COMMISSIONER**